

BFS > 2 Years BFS Business Bank Statement Program

Our Business for Self (BFS) mortgage options help to ensure your self-employed clients have access to mortgage solutions tailored to their unique situations.



Features

Property type	Owner occupied 1 - 4 units Second homes 1 - 2 units Vacation homes 1 unit Rentals 1 - 4 units
Loan amounts	Owner occupied \$50,000 - \$1,000,000, second homes/vacation homes \$50,000 - \$300,000, Rentals \$75,000 - \$500,000
LTV ¹	Owner Occupied < 680 up to 75%, ≥ 680 up to 80% Second homes up to 65% Rentals up to 75%
Max. amortization ¹	Owner Occupied < 680 - 25 years, ≥ 680 30 years Second homes/vacation homes - 30 years Rentals - 25 years
Min. credit score ¹	580 owner occupied 680 second homes/vacation homes/rentals
Max. GDS/TDS ¹	Owner Occupied, second homes/vacation homes - < 680 - 45%/50%, ≥ 680 - 45%/50% Rentals - 39%/44%
Lender Fee	1% for GDS/TDS above 39%/45% Lender fee may apply for lower beacon scores with GDS/TDS below 39%/45% Lender fee will be the greater of \$750 or 1%



Documentation³

- Self-declared income and expense letter
 - Detailing the annual income and expenses of the business along with relevant legal business details, such as industry, nature of the business, legal name and tenure
- Six months of business bank statements
 - Will be analyzed to verify both income and expenses
 - Gross income and typical expenses should align with self-declared information
 - In all cases, the lower of the two will be used to calculate debt ratios
- Income and expenses for the business must be reasonable, based on factors, such as the borrower profile, business profile and alignment between self-declared amounts and information gathered from bank statements
- Notice of Assessment to confirm no income tax arrears



VALUE-ADDED FEATURES AND OPTIONS

Pre-payment privileges²

- Increase payments by up to 15% once per calendar year.*
- Pre-pay up to 15% of original principal once per calendar year.
- Look Back Rate Guarantee:
 - Purchase – 120 days
 - Refinance – 60 days

*Excludes variable rate mortgage products with variable payments.



B2B Bank works for brokers by providing dedicated local support and national coverage. With our knowledgeable national Business Development Team, experienced credit managers and competitive compensation, you have access to an impressive range of mortgage solutions.

For more information, please visit b2bbank.com/mortgages or contact us at **1.800.263.8349**.

¹Debt service flexibilities, LTVs offered and amortization options are based on the assessment of the strength of the application. Satisfying the minimum credit score requirement alone does not automatically entitle the borrower to maximum LTV and amortization options or debt service flexibilities. Some parameters, such as LTV, may differ for AB, SK and NL. ²The pre-payment privilege is non-cumulative and is available after the first anniversary of the mortgage. ³B2B BANK and BANKING THAT WORKS FOR BROKERS are registered trademarks of B2B Bank. ⁴B2B Bank reserves the right to request additional information or documentation at its sole discretion for the approval of the loan.

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